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D- 1/04/11 11:41:30  
DK W BK 649 PG 688  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

1/24/11 9:21:39 SS  
DK W BK 650 PG 681  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

\*Being re-recorded to correct the legal at the Chanery Clerk's request.

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Prepared by: First National Title, LLC, Lawrence F. Hatten, III, Attorney (MS Bar# 101536),  
6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672 (662) 892-6536

Return to: First National Title, LLC, 6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672  
(662) 892-6536

### WARRANTY DEED

Grantor(s): Mary C Rowell, as Trustee of The Rowell Family Trust, A Revocable Living Trust  
Address: P. O. Box 72  
Carrolton, MS 38917  
Phone: 662-237-6910 (Home) N/A (Work, if any)

Grantee(s): William Danny Burns and Glenda Ruth Burns  
Address: 4160 Wheeler Road  
Hernando, MS 38632  
Phone: 662-429-5972(Home) 901-491-8932(Work, if any)

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Grantor, **MARY C ROWELL, AS TRUSTEE OF THE ROWELL FAMILY TRUST, A REVOCABLE LIVING TRUST**, do hereby sell, convey and warrant unto **WILLIAM DANNY BURNS AND GLENDA RUTH BURNS**, husband and wife, as tenants by the entirety with full right of survivorship and not as tenants in common, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

A part of the Rinehart tract in part of Section 9 and 16; Township 4 South; Range 8 West, DeSoto County, Mississippi. Beginning at the southwest corner of Section 9; Township 4 South; Range 8 West; thence North 7 degrees 10' west 1320.0 feet along the west line of the Rinehart tract to the southwest corner of said tract, said point being a U.S. Government marker; thence north 85 degrees 25' east 315 feet along the north line of the Rinehart tract and the south line of the U.S.A. property to a point; thence south 7 degrees 10' east 1414 feet to a point in the centerline of Wheeler Road; thence north 84 degrees 04' west 323.08 feet along the center of said road to a point in the west line of Section 16; thence north 7 degrees 10' west 35 feet to the point of beginning, and being the identical property surveyed by J.P. Lauderdale, Civil Engineer, dated June 14, 1983.

Part of the SW Quarter of the SW Quarter of Section 9 and part of the NW Quarter of Section 16.

\*By way of explanation, Co-Trustee, Charlie C Rowell, departed this life on or about September 1, 2003, whereas a copy of the death certificate is available in the office of the Mississippi State Dept of Health Vital Records.

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

Possession is given upon the delivery of this deed; taxes for the year 2010 shall be prorated among the parties.

WITNESS MY SIGNATURE this 29th day of December, 2010.

MARY C ROWELL, AS TRUSTEE OF THE ROWELL FAMILY TRUST, A REVOCABLE LIVING TRUST

By: Mary C. Rowell  
Mary C Rowell, Trustee

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said county and state, on this the 29th day of December, 2010, within my jurisdiction, the within named Mary C Rowell, who acknowledged that she is the Trustee of The Rowell Family Trust, A Revocable Living Trust, and that for and on behalf of the said Trust and as its act and deed, she executed the above and foregoing instrument, after first having been duly authorized so to do.

(S E A L)

My Commission expires:



[Signature]  
Notary Public

FILE #: S17918

DK W BK 649 PG 690



123- 03-019136

THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE CERTIFICATE ON FILE IN THIS OFFICE

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